



INITIAL SALES PRICE OF UNIT (AVERAGE)
 GRANT PRICE REDUCTION
 NET PURCHASE PRICE TO BUYER
 DOWN PAYMENT FROM BUYER
 ESTIMATED CLOSING COSTS OF UNIT AND MORTGAGE

FUNDING SOURCES

FIRST MORTGAGE FROM BANK
 SECOND MORTGAGE FROM CITY
 SELLER CLOSING COST CREDITS

PAYMENT INFORMATION

Mortgage Interest rate
 Term years
 Monthly Payment P & I
 Mortgage Insurance
 Taxes (Estimated)
 Maintenance Fee

TOTAL MONTHLY CARRY (ROUNDED)

ESTIMATED APPRAISED VALUE
 TOTAL MORTGAGES
 CLTV

CLOSING EXAMPLES BUYERS AT 80%

EXAMPLE 1 APPLYING GRANT AS FULL LOAN	EXAMPLE 2 APPLYING GRANT AS PART LOAN
171,990	171,990
	40,000
171,990	131,990
2,000	2,000
7,735	6,760
127,725	126,750
50,000	10,000
4.75%	4.75%
30 YEARS	30 YEARS
667	661
96	97
203	137
210	210
\$1,176	\$1,105
131,000	131,000
177,725	136,750
136%	104%

FUTURE SALE ESTIMATE EXAMPLES**BUYER STAYS IN THE HOME 5 YEARS**

ESTIMATED MARKET VALUE
 FIRST MORTGAGE PAYOFF
 PROCEEDS AFTER PAYING 1ST MORTGAGE
 NET TO CITY
 NET TO BUYER

140,000	140,000
116,866	115,974
23,134	24,026
23,134	24,026

BUYER STAYS IN THE HOME 15 YEARS

ESTIMATED MARKET VALUE
 FIRST MORTGAGE PAYOFF
 PROCEEDS AFTER PAYING 1ST MORTGAGE
 NET TO CITY
 NET TO BUYER

160,000	160,000
85,657	85,003
74,343	74,997
30,000	30,000
44,343	44,997

*These are only estimates of the closing costs and mortgage payment on a specific purchase price. Figures are rounded for illustration.